

046.0

0003

0001.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

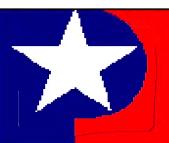
869,500 / 869,500

USE VALUE:

869,500 / 869,500

ASSESSED:

869,500 / 869,500



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
130		FRANKLIN ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	DEY ANDREW M/ANNETTE
Owner 2:	DEY CHARLES F
Owner 3:	

Street 1: PO BOX 22

Street 2:

Twn/City: WALPOLE

St/Prov: NH Cntry: Own Occ: N

Postal: 03608 Type:

PREVIOUS OWNER

Owner 1: DEY ANDREW M-ETAL -

Owner 2: DEY CHARLES F -

Street 1: RR 1

Twn/City: ALSTEAD

St/Prov: NH Cntry:

Postal: 03602

NARRATIVE DESCRIPTION

This parcel contains 4,987 Sq. Ft. of land mainly classified as Two Family with a Multi-Convex Building built about 1924, having primarily Clapboard Exterior and 2172 Square Feet, with 2 Units, 4 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4987		Sq. Ft.	Site		0	80.	1.14	1									455,688						455,700	

IN PROCESS APPRAISAL SUMMARY										Legal Description				User Acct	
104	4987.000	413,800			455,700	869,500									32510
Total Card	0.114	413,800			455,700	869,500				Entered Lot Size					GIS Ref
Total Parcel	0.114	413,800			455,700	869,500				Total Land:					GIS Ref
Source:	Market Adj Cost				Total Value per SQ unit /Card:	400.41				Land Unit Type:					Insp Date

PREVIOUS ASSESSMENT

Parcel ID 046.0-0003-0001.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	413,800	0	4,987.	455,700	869,500	869,500	Year End Roll	12/18/2019
2019	104	FV	333,300	0	4,987.	484,200	817,500	817,500	Year End Roll	1/3/2019
2018	104	FV	333,300	0	4,987.	353,200	686,500	686,500	Year End Roll	12/20/2017
2017	104	FV	313,300	0	4,987.	307,600	620,900	620,900	Year End Roll	1/3/2017
2016	104	FV	313,300	0	4,987.	262,000	575,300	575,300	Year End	1/4/2016
2015	104	FV	263,300	0	4,987.	256,300	519,600	519,600	Year End Roll	12/11/2014
2014	104	FV	263,300	0	4,987.	210,800	474,100	474,100	Year End Roll	12/16/2013
2013	104	FV	273,300	0	4,987.	200,500	473,800	473,800		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DEY ANDREW M-E	43880-122		10/13/2004	Family	99	No	No		
DEY CHARLES/ETA	23325-412		6/21/1993		1	No	No	F	

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
11/10/2018		MEAS&NOTICE							HS			Hanne S											
4/16/2009		Measured							372			PATRIOT											
3/9/2000		Measured							263			PATRIOT											
6/1/1990									PM			Peter M											

Sign: VERIFICATION OF VISIT NOT DATA / / /

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 12 - Multi-Conver				Full Bath: 4	Rating: Average			EST UAT.													
Sty Ht: 2A - 2 Sty +Attic				A Bath:	Rating:																
(Liv) Units: 2	Total: 2			3/4 Bath:	Rating:																
Foundation: 3 - BrickorStone				A 3QBth:	Rating:																
Frame: 1 - Wood				1/2 Bath:	Rating:																
Prime Wall: 2 - Clapboard				A HBth:	Rating:																
Sec Wall:		%		OthrFix:	Rating:																
Roof Struct: 1 - Gable				OTHER FEATURES																	
Roof Cover: 1 - Asphalt Shgl				Kits: 2	Rating: Average			1st Res Grid Desc: Line 1 # Units: 1													
Color: BEIGE				A Kits:	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
View / Desir:				Fpl:	Rating:																
GENERAL INFORMATION				WSFlue:	Rating:																
Grade: C - Average				CONDOS INFORMATION																	
Year Blt: 1924	Eff Yr Blt:			Location:																	
Alt LUC:	Alt %:			Total Units:																	
Jurisdct:	Fact: .			Floor:																	
Const Mod:				% Own:																	
Lump Sum Adj:				Name:																	
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN									
Avg Ht/FL: STD				Phys Cond: AV - Average	31. %			Exterior:		No Unit	RMS	BRS	FL								
Prim Int Wall: 2 - Plaster				Functional:				Interior:		1	5	2									
Sec Int Wall:		%		Economic:				Additions:		1	6	3									
Partition: T - Typical				Special:				Kitchen:													
Prim Floors: 3 - Hardwood				Override:				Baths:													
Sec Floors:		%		Total:	31 %			Plumbing:													
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:													
Subfloor:				Basic \$ / SQ:	160.00			Heating:													
Bsmnt Gar:				Size Adj.: 1.19123709				General:													
Electric: 3 - Typical				Const Adj.: 0.99989998				COMPARABLE SALES													
Insulation: 2 - Typical				Adj \$ / SQ: 190.579				Rate	Parcel ID	Typ	Date	Sale Price									
Int vs Ext: S				Other Features: 141500																	
Heat Fuel: 1 - Oil				Grade Factor: 1.00																	
Heat Type: 1 - Forced H/Air				NBHD Inf: 1.00000000																	
# Heat Sys: 2				NBHD Mod:																	
% Heated: 100		% AC:		LUC Factor: 1.00																	
Solar HW: NO	Central Vac: NO			Adj Total: 599672																	
% Com Wall	% Sprinkled:			Depreciation: 185898					Juris. Factor:		Before Depr:	190.58									
				Deprecated Total: 413774					Special Features: 0		Val/Su Net:	128.11									
									Final Total: 413800		Val/Su SzAd:	213.30									
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:									
SPEC FEATURES/YARD ITEMS				PARCEL ID 046.0-0003-0001.0												IMAGE					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value			
2	Frame Shed	D	Y	14X6		A	AV	1990	0.00	T	23.2	104									
2	Frame Shed	D	Y	18X10		A	AV	1990	0.00	T	23.2	104									
More: N	Total Yard Items:					Total Special Features:								Total:							